

STANDALONE BUSHWICK RETAIL • APPROX. 400 SF • STEPS FROM THE JEFFERSON L

247 STARR STREET

LOCATED BETWEEN WYCKOFF AND IRVING AVENUE



- Approx. **400 SF**
- Standalone commercial building
- Prime Bushwick location
- **Steps from the Jefferson L train**
- One block from Maria Hernandez Park
- Excellent storefront visibility
- Strong pedestrian and vehicle traffic
- Large storefront windows
- Open floor plan
- High ceilings
- Private restroom
- Blank canvas ready for customization
- Excellent signage opportunity
- Surrounded by popular cafés, restaurants, bars, boutiques, and creative businesses
- Flexible retail, office, gallery, or food use (subject to approvals)
- Rare standalone leasing opportunity in one of Brooklyn's most desirable retail corridors
- **Photos are digitally modified to illustrate potential.**
- **Owner willing to collaborate with tenant improvements to achieve a similar look.**

EVERGREEN REALTY & INVESTMENTS

LICENSED BROKER

PHONE : 646.838.1378

E- MAIL : INFO@EVRGREALTY.COM

\$3,495/MONTH



